

# BROMLEY PARK P.U.D. 33RD AMENDMENT (MAJOR)

BEING A PART OF SECTION 3, TOWNSHIP 1 SOUTH RANGE 66 WEST OF THE 6TH PRINCIPAL MERIDIAN  
CITY OF BRIGHTON, COUNTY OF ADAMS, STATE OF COLORADO

## LEGAL DESCRIPTION OF SITE:

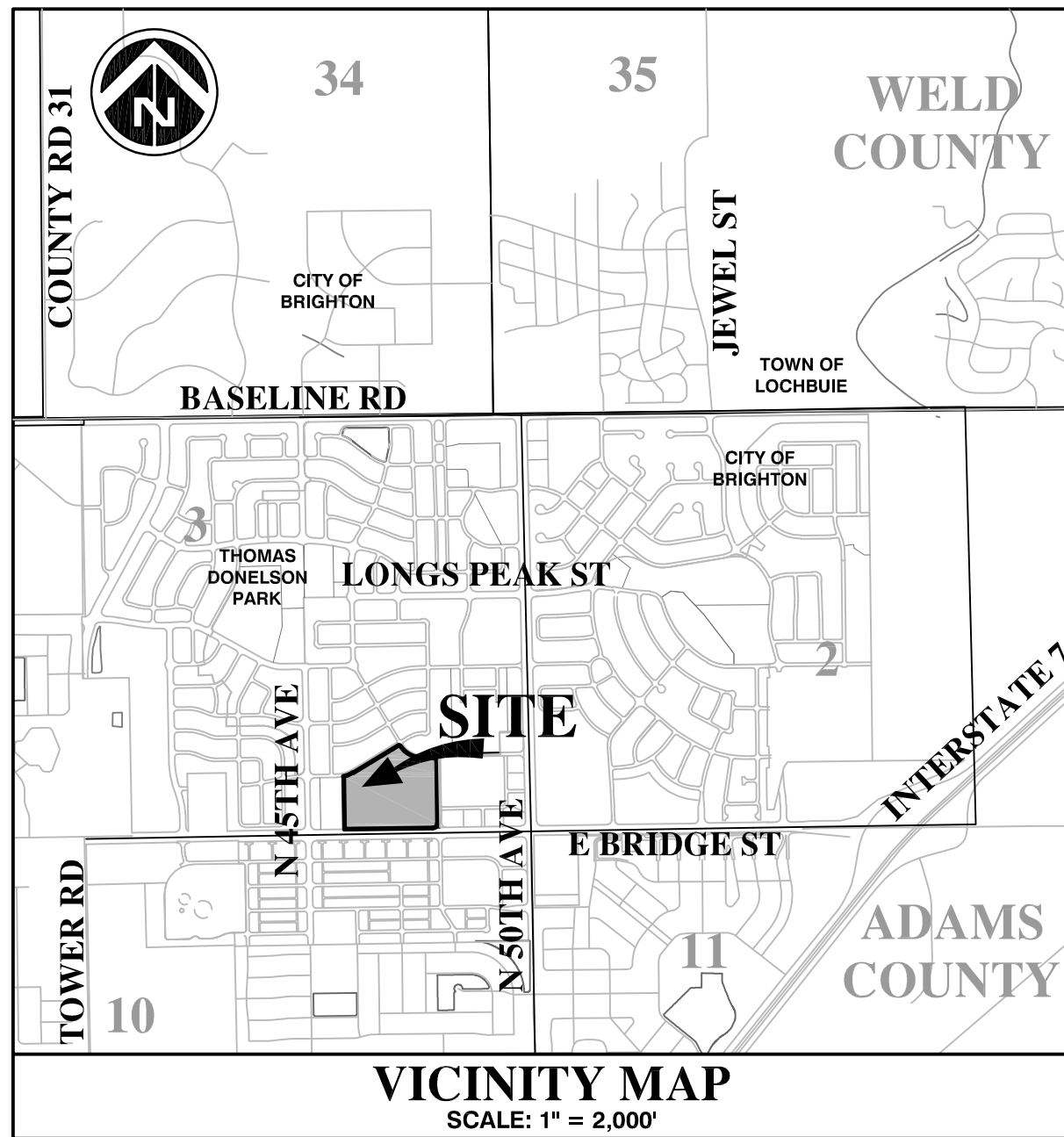
A PARCEL OF LAND LOCATED IN THE SOUTHEAST QUARTER OF SECTION 3, TOWNSHIP 1 SOUTH, RANGE 66 WEST OF THE 6TH PRINCIPAL MERIDIAN, COUNTY OF ADAMS, STATE OF COLORADO, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BLOCK 32, LOT 1 AND BLOCK 33, LOT 1, BRIGHTON CROSSING FILING NO. 7, RECORDED OCTOBER 9TH, 2020 AT RECEPTION NO. 2020000103327.

CONTAINING AN AREA OF 20.719 ACRES, (902,503 SQUARE FEET), MORE OR LESS.

## PURPOSE AND INTENT:

THE PURPOSE OF THIS PUD AMENDMENT IS TO CHANGE THE LAND USE CLASSIFICATIONS FOR ONE PLANNING AREA WITHIN BRIGHTON CROSSING IN COMPLIANCE WITH THE BROMLEY PARK LAND USE REGULATIONS. THESE CHANGES WILL REDUCE THE ALLOWABLE DENSITY OF RESIDENTIAL UNITS WITHIN THE PLANNING AREA. THE PROPOSED LAND USE TYPES WITHIN THIS PUD AMENDMENT ARE MORE COMPATIBLE WITH THE SURROUNDING RESIDENCES, WHICH MAINTAINS THE SUBURBAN COMMUNITY AESTHETIC CREATED WITH BRIGHTON CROSSING.



PURSUANT TO EXHIBIT G OF THE FIRST AMENDMENT TO THE BROMLEY PARK ANNEXATION AGREEMENT, DATED DECEMBER 16, 1986, AND RECORDED IN ADAMS COUNTY RECORDS IN BOOK 3301, COMMENCING AT PAGE 899, THIS AMENDMENT MEETS THE CRITERIA OF A MAJOR PUD AMENDMENT AS SET FORTH IN THE AMENDMENT PROCESS SECTION OF THE BROMLEY PARK LAND USE REGULATIONS.

STANDARDS OF THE BROMLEY PARK LAND USE REGULATIONS AND ALL PREVIOUS AMENDMENT ARE STILL APPLICABLE UNLESS AMENDED WITH THIS DOCUMENT.

## OWNERSHIP CERTIFICATE

WE THE UNDERSIGNED, BEING THE OWNER(S) AND/OR DEVELOPER(S) OF THE LAND HEREIN DESCRIBED LOCATED IN THE CITY OF BRIGHTON, COUNTY OF ADAMS, STATE OF COLORADO, HEREBY SUBMIT THIS PLAN AND AGREE TO PERFORM UNDER THE TERMS NOTED HEREON.

OWNER: BROOKFIELD RESIDENTIAL (COLORADO) LLC, A NEVADA CORPORATION

BY: \_\_\_\_\_  
SANDI THOMAS  
SENIOR VICE-PRESIDENT

## NOTARIAL

STATE OF COLORADO) ) SS  
COUNTY OF ADAMS) ) SS  
CITY OF BRIGHTON)

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS \_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_, BY \_\_\_\_\_.

WITNESS MY HAND AND SEAL.

MY COMMISSION EXPIRES \_\_\_\_\_

NOTARY PUBLIC (SEAL)

## CITY COUNCIL CERTIFICATE

APPROVED BY THE CITY COUNCIL OF THE CITY OF BRIGHTON

THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_.

BY: \_\_\_\_\_  
MAYOR

ATTEST

BY: \_\_\_\_\_  
CITY CLERK

Sheet List Table	
Sheet Number	Sheet Title
1	COVER SHEET
2	PUD PLAN

**Dewberry**  
Dewberry Engineers Inc.  
2011 Cherry Street, Suite 206  
Louisville, CO 80027  
720.975.0177  
Contact: Suzanne O. Sibel, PE  
E-Mail: ssibel@dewberry.com

**BROMLEY PARK P.U.D.  
33RD AMENDMENT  
(MAJOR)  
COVER SHEET**

**Brookfield Residential**  
6465 S. GREENWOOD PLAZA  
SUITE 700  
CENTENNIAL, CO 80111  
Tel: (303) 706-9451  
Contact: MATT HALEY

No.	Date	Description
3	08/20/2024	THIRD SUBMITTAL
2	07/30/2024	SECOND SUBMITTAL
1	06/25/2024	FIRST SUBMITTAL
<b>DOCUMENT AMENDMENTS</b>		
Project Number: 50182332		1
Designed By: SDC LTTN		
Checked By: WZ		
Sheet Number:		


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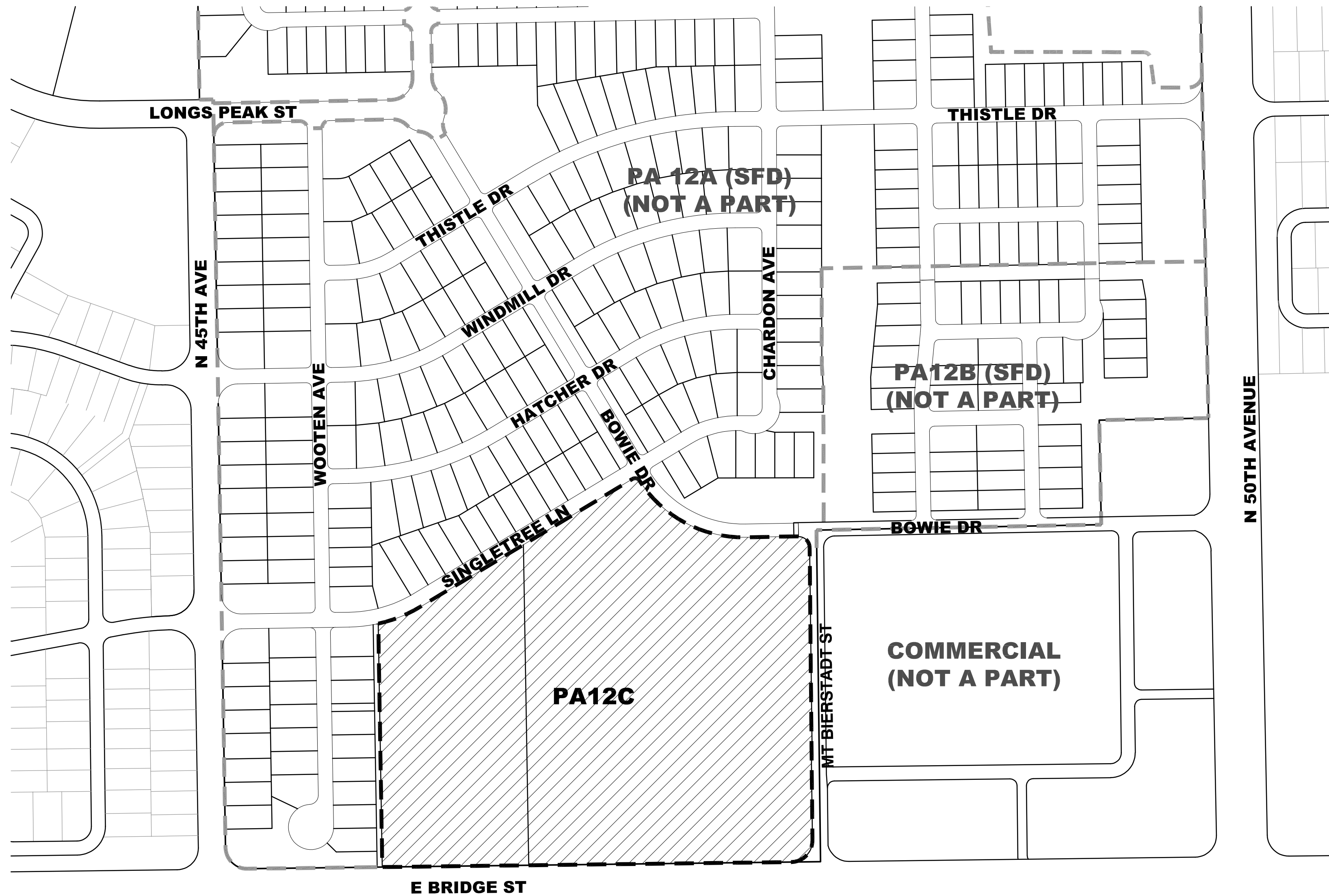
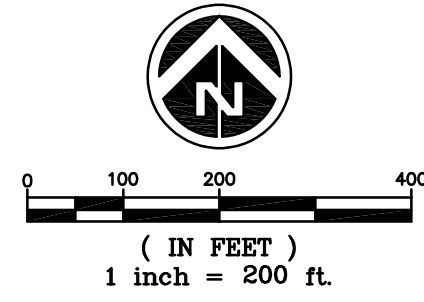
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CITY OF BRIGHTON, COUNTY OF ADAMS, STATE OF COLORADO

## DEVELOPMENT SUMMARY

PLANNING AREA	LAND USE/ PROPOSED PUD DESIGNATION	DENSITY	ACRES	MAX UNITS
PA 12C	SINGLE-FAMILY DETACHED	6.3	20.719	130
TOTALS			20.719	130

## LEGEND

- - - - - EXISTING PLANNING AREA BOUNDARY
- - - - - PLANNING AREA BOUNDARY
-  SINGLE-FAMILY DETACHED



## BROMLEY PARK P.U.D. 33RD AMENDMENT (MAJOR) PUD PLAN

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DOCUMENT AMENDMENTS